

Waterville

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04/17/2009 1:15PM
Pages 2 Attest:
BEVERLY BUSTIN-WATHEWAY
REGISTER OF DEEDS

43-62

QUITCLAIM DEED

State of Maine

County of Kennebec, March 16, 2009

Matthew D. Lyons and Frannie K. Archer of Kennebec County, State of Maine, for consideration paid, grant to Matthew D. Lyons, individually of 12 Violette Ave., Waterville, ME 04901, Kennebec County, with Quitclaim Covenants, the land together with the buildings and improvements thereon in Kennebec County, Maine, bounded and described as follows:

12 Violette Ave, Waterville, ME 04901

See Schedule "A" Attached hereto for a complete description of the premises herein conveyed.

Grantor, releases all rights in the premises being conveyed.

Witness our hands and seal this 16 day of March, 2009.

Frannie K Archer
now known as Frannie K Lyons

Frannie K Archer now known as "Lyons"

Matthew Lyons

Matthew D Lyons

State of Maine

County of Kennebec, SS. (Date) 03/16/09

Then personally appeared the above named Matthew D Lyons and Frannie K Archer*
acknowledged the foregoing instrument to be their free act and deed.

*AKA Frannie Lyons
Before me,

David L. Mann
David L. Mann
Notary Public/Attorney at Law

My commission expires:

Prepared By:
Lindsay Waterman
Liberty Title & Escrow

1575 South County Trail

East Greenwich, RI 02818

Exhibit A

THE FOLLOWING DESCRIBED REAL ESTATE:

A CERTAIN LOT OR PARCEL OF LAND WITH THE BUILDINGS THEREON SITUATE IN THE CITY OF WATERVILLE, COUNTY OF KENNEBEC, AND STATE OF MAINE, AND BOUNDED AND DESCRIBED AS FOLLOWS, TO WIT:

BEING LOT NO. SIX (6) ON PLAN OF ROSEMAR PARK MADE FOR L. N. VIOLETTE CO., INC., FEBRUARY, 1949, RECORDED IN KENNEBEC COUNTY REGISTRY OF DEEDS, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION.

THE ABOVE DESCRIBED PARCEL OF LAND IS CONVEYED SUBJECT TO CERTAIN RESTRICTIONS NUMBERED (1) THROUGH (6), INCLUSIVE, AS RECITED IN TRUSTEE'S DEED OF RAOUL H. VIOLETTE TO MOSES SIMON ET AL. DATED MARCH, 1950, AND RECORDED AT THE KENNEBEC REGISTRY OF DEEDS IN BOOK 889, PAGE 274.

FOR TITLE SEE DEED DATED MAY 24, 2005 AND RECORDED IN BOOK 8432 PAGE 102

PROPERTY ADDRESS

12 Violette Ave.
Waterville, ME 04901
TAX ID# MAP 43-62